The tar lersigned, legal owner(s) of the property situate in Baltimore County and which is described in the description and plat attached hereto and made a part hereof, hereby position for a Variance from Section 1 B 02.3.C.1 to permit a side yard setback to of 17 feet instead of the required 30 feet This can be a con-The second section of the second section of the second section is the second section of the second section of of the Zoning Regulations of Baltimore County, to the Zoning Law of Baltimore County; for the following reasons: (indicate hardship or practical difficulty) We have a need for a large family room, the existing room on this side of our house is 8 feet by 25 feet.
We would like to expand it to 18 feet by 25 feet. This is the only direction that is economically feasable. restance and the first transfer and the contract of the contra Property is to be posted and advertised as prescribed by Zoning Regulations. I, or we, agree to pay expenses of above Variance advertising, posting, etc., upon filing of this petition, and further agree to and are to be bound by the zoning regulations and restrictions of Baltimore County adopted pursuant to the Zoning Law For Baltimore County. I/We do solemnly declare and affirm, under the penalties of perjury, that I/we are the legal owner(s) of the property which is the subject of this Petition. SERVICE SEE Contract Purchaser: Legal Owner(s): Paul Gerard Riesner (Type or Print Name) Thesier Karen Ann Riesner - Dein an Russen Atterpreter Petitioner: 22 Dutton Ave. 744-0667 Catonsville, Md. 21228 City and State Name, address and phone number of legal owner, contract purchaser or representative to be contacted Same as above Attorney's Telephone No.: ORDERED By The Zoning Commissioner of Baltimore County, this £ 9th day of Ed February 19 82, that the subject matter of this petition be advertised, as required by the Zoning Law of Baltimore County, in two newspapers of general circulation throughout Baltimore County, that property be posted, and that the public hearing be had before the Zoning Commissioner of Baltimore County in Room 106, County Office Building in Towson, Baltimore County, on the _____ day of _April_ Zoning Commissioner of Baltimore County.

BALTIMORE COUNTY OFFICE OF PLANNING & ZONING

County Office Building

111 W. Chesapeake Avenue Towson, Maryland 21204

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

. & Mrs. Paul G. Riesser

Petitioner Paul G. Liemer, et uz

Baltimore, MA. 21228

82-25-0

BALTIMORE COUNTY ZONING PLANS ADVISORY COMMITTEE March 19, 1982 COUNTY OFFICE BLDG. 111 W. Chesapeake Ave. Towson, Maryland 21204 Mr. & rs. Paul G. Riesner Nicholas B. Commodari 22 Dutton Avenue Baltimore, Md. 21228 Chairman RE: Item No. 137 Petitioner - Paul G. Riesner, et ux MEMBERS Variance Petition Bureau of Engineering Department of Traffic Engineering Dear Mr. & Mrs. Riesner: The Zoning Plans Advisory Committee has reviewed the plans submitted with the above referenced petition. The Following comments State Roads Commission are not intended to indicate the appropriateness of the zoning action requested, but to assure that all parties are made aware of plans or Fire Prevention problems with regard to the development plans that may have a bearing on this case. The Director of Planning may file a written report with the Zoning Commissioner with recommendations as to the suitability of Health Department Project Planning Building Department the requested zoning. Board of Education Enclosed are all comments submitted from the members of the Zoning Administration Committee at this time that offer or request information on your Industrial petition. If similar comments from the remaining members are received, I will forward them to you. Otherwise, any comment that is not informative will be placed in the hearing file. This petition was accepted for filing on the date of the enclosed filing certificate and a hearing scheduled accordingly. Nicholas B. Commidare,

Enclosures

BALTIMORE COUNTY
DEPARTMENT OF PUBLIC WORKS
TOWSON, MARYL' ND 21204 HARRY J. PISTEL, P. E. DIRECTOR

H-My Ley Sheet 10 SW 26 & 27 Pos. Sheets SW 3 G Topo 100 Tax Map

Mr. William E. Hammond Zoning Commissioner County Office Building Towson, Maryland 21204

> Re: Item #137 (1981-1982) Property Owner: Paul G. & Karne A. Riesner N/W corner Dutton Averue and Dutton Court Acres: 70/65 x 135/125 District: 1st

The following comments are furnished in regard to the plat submitted to this office for review by the Zoning Advisory Committee in connection with the subject item. General:

This proper y comprises Lot 16 and part of Lot 17, plat of "Dutton Court", recorded W.P.C. b, Folio 68.

Highways:

Dutton Court and Dutton Avenue, existing public roads, are proposed to be improved in the future as 30-foot closed section roadways on 40 and 50-foot rights-of-way.

Sediment Control:

Development of this postarty through stripping, grading and stabilization could result in a sediment polluc n problem, damaging private and public holdings downstream of the property. A grading permit is, therefore, necessary for all grading, including the stripping of top soil.

Storm Frains:

RAM: EAM: FWR: 88 cc: Jack Wimbley

The Petitioner must provide necessary drainage facilities (temporary or permanent) to prevent creating any nuisances or damages to adjacent properties, especially by the concentration of surface waters. Correction of any problem which may result, due to improper grading or improper installation of drainage facilities, would be the full responsibility of the Petitioner.

Water and Sanitary Sewer:

There are public 6-inch water mains and 8-inch public sanitary sewerage in each of these roads.

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

William E. Hammond, Zoning Commissioner TO Office of Planning and Zoning Date February 19, 1982

FROM Ian J. Forrest

SURJECT Zoning Variance Items

The Baltimore County Department of Health has reviewed the following zoning variance items, and has no specific comments

/Item #137 - Paul G. & Karne A. Riesner

Item #139 - Frederick & Sharon Leavitt Item #11,1 - Kenneth W. & Sharon A. Daniels Item #142 - Edward E. & Louise Smith

Item #144 - L. Glen & Patricia D. Rock Item #147 - James W. & Margaret I. Paul

Item #148 - Faul J. & Ruth A. Glace

Item #151 - Harry S. & Dorothea S. Cook

Item #152 - Norbert Muench

Item #153 - Evan F. & Nancy 1

Ian J. Forrest, Director

BUREAU OF ENVIRONMENTAL SERVICES

BALTIMORE COUNTY, MARYLAND

Chairman

Zoning Plans Advisory Committee

INTER-OFFICE CORRESPONDENCE

Date February 26, 1982 Nick Commodari Charles E. (Ted) Burnham Zoning Advisory Committee SUBJECT Meeting of February 9, 1982 Revised See Comments No further comments - Cycle II ITEM NO. 134 Lee Comments

ITEM NO. 135 Standard Comment ITEM NO. 136 Standard Comments ____ITEM NO. 137 Standard Comments ITEM NO. 138 See Comments Standard Comments ITEM NO. 139 ITEM NO. 140 See Comments No Comments ITEM NO. 141 ITEM NO. 142 See Comments

> Shorts & Sumbon Charles E. (Ted) Burnham Plans Review Chief

CEB:rrj

BALTIMORE COUNTY PUBLIC SCHOOLS

Robert Y. Dubel, Superintendent

Mr. William E. Hammond Zoning Commissioner

Towson, Maryland 21204

Baltimore County Office Building

1111 West Chesapeake Avenue

Towson, Maryland — 21204

Date: February 9, 1982

Z.A.C. Meeting of: February 9, 1982.

RE: Item No: 134, 135, 136, 137, 138, 139, 140, 141, 142 Property Owner: Location: Present Zoning: Proposed Zoning:

All of the above have no bearing on student population.

Wm. Nick Petrovich, Assistant Department of Planning

Very truly yours,

BALTIMORE COUNTY
OFFICE OF PLANNING AND ZONING
TOWSON, MARYLAND 21204

NORMAN E. GERBER DIRECTOR

March 25, 1982

Mr. William Hammond, Zoning Commissioner Zoning Advisory Committee Office of Planning and Zoning **Baltimore County Office Building** Towson, Maryland 21204

Dear Mr. Hammond:

Comments on Item #137, Zoning Advisory Committee Meeting, February 9, 1982, are as follows:

Prc, arty Owner: Paul G and Karne A. Riesser Locations: NW/comer Dutton Avenue and Dutton Court Acres: 70/65 X 135/125

This office has reviewed the subject petition and offers the following comments. These comments are not intended to indicate the appropriateness of the zoning in question, but are to assure that all parties are made aware of plans or problems with regard to development plans that may have a bearing on this petition.

This petition meets the requirements of the Division of Current Planning and Development,

Current Planning and Development

Pursuant to the advertisement, posting of property, and public paring on the Petition and k appearing that strict compliance with the Baltimore County Zoning Regulations would would need result in practical difficulty and unreasonable hardship upon the Petitioner(s) and the granting of the variance(s) requested Will-will not adversely affect the health, safety, and general welfare of the community, the variance(s) should *should**not be granted.

Therefore, IT IS ORDERED by the Zoning Commissioner of Baltimore County, this day of April 19 82, that the herein Petition for Variance(s) to permit a side yard setback of 17 feet in lieu of the required 30 feet, for the expressed purpose of constructing a one-story addition within the 10' x 26.8' building area shown on the site plan filed herein, should be and the same is GRANTED, from and after the date of this Order, subject, however, to the approval of the aforementioned site Ran by the Department of Public Works and the Office of Planning and Zoning.

RE: PETITION FOR VARIANCE NW corner of Dutton Ave. & Dutton Ct., 1st District

OF BALTIMORE COUNTY

BEFORE THE ZONING COMMISSIONER

PAUL GERARD RIESNIER, et ux, : Case No. 82-212-A Petitioners

ORDER TO ENTER APPEARANCE

::::::

Mr. Commissioner:

Pursuant to the authority contained in Section 524.1 of the Baltimore

County Charter, I hereby enter my appearance in this proceeding. You are requested to notify me of any hearing date or dates which may be now or hereafter designated therefor, and of the passage of any preliminary or final Order in connection therewith.

Peter Max Zimmerman Deputy People's Counsel

People's Counsel for Baltimore County Rm. 223, Court House Towson, Maryland 21204 494-2188

I HEREBY CERTIFY that on this 18th day of March, 1982, a copy of the foregoing Order was mailed to Mr. and Mrs. Paul Gerard Riesner, 22 Dutton Avenue, Catonsville, Maryland 21228, Petitioners.

FIRE DEPARTMENT TOWSON, MARYLAND 21204

PAUL H. REINCKE

April 7, 1982

Mr. William Hammond Taning Commissioner Office of Planning and Zoning Baltimore County Office Building Towson, Maryland 21204

BALTIMORE COUNTY

Attention: Nick Commodari, Chairman Zoning Plans Advisory Committee

RE: Property Owner: Paul G. and Karne A. Riesner Location: NW/Corner Dutton Avenue and Dutton Court

Item No.: 137 Meeting of February 9, 1982

Pursuant to your request, the referenced property has been surveyed by this Bureau and the comments below marked with an "X" are applicable and required to be correct. for incorporated into the final plans for the property.

() 1. Fire hydrants for the referenced property are required and shall be located at intervals or feet along an approved road in located at intervals or ______feet along an approved road is accordance with Baltimore County Standards as published by the Department of Public Works.

() 2. A second means of vehicle access is required for the site.

() 3. The vehicle dead end condition shown at

EXCEENS the maximum allowed by the Fire Department.

() 4. The site shall be made to comply with all applicable parts of the Fire Prevention Code prior to occupancy or beginning of operation.

(X) 5. The buildings and structures existing or proposed on the site shall corply with all applicable requirements of the National Fire Protection Association Standard No. 101 "Life Safety Code", 1976 Edition prior to occupancy.

() 6. Site plans are approved, as drawn.

() 7. The Fire Prevention Bureau has no comments, at this time.

Special Inspection Division



BALTIMORE COUNTY
FIRE DEPARTMENT FIRE DEPARIMENT TOWSON, MARYLAND 21204 825-7310

PAUL H. REINCKE

April 7, 1982

Mr. William Hammond Zazing Commissioner Office of Planning and Zoning Baltimore County Office Building Towson, Maryland 21204

Attention: Nick Commodari, Chairman Zoning Plans Advisory Committee

RE: Property Owner: Paul G. and Karne A. Riesner

Location: NW/Corner Ducton Avenue and Dutton Court

Item No.: 137 Meeting of February 9, 1982

Gentlemen:

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Planning/Group Lally 4/12/97 Approved:

Pire Prevention B Special Inspection Division

BALTIMORE COUNTY
FIRE DEPARTMENT
TOWSON, MARYLAND 21204

PAUL H. REINCKE

April 7, 1982

Mr. William Hammond Zoning Commissioner Office of Planning and Zoning Baltimore County Office Building Towson, Maryland 21204

Attention: Nick Commodari, Chairman Zoning Plans Advisory Committee

RE: Property Owner: Paul G. and Karne A. Riesner

Location: NW/Corner Dutton Avenue and Dutton Court

Item No.: 137

Gentlemen:

Zoning Agenda: Meeting of February 9, 1982

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BALTIMORE COUNTY FIRE DEPARTMENT TOWSON, MARYLAND 21204

PAUL H. REINCKE CHIEF

April 7, 1982

Mr. William Hammond Zoning Commissioner Office of Planning and Zoning Baltimore County Office Building Towson, Maryland 2120:

Attention: Nick Commodari, Chairman Zoning Plans Advisory Committee

RE: Property Owner: Paul G. and Karne A. Riesner

Location: NW/Corner Dutton Avenue and Dutton Court

Item No.: 137

Zoning Agenda: Meeting of February 9, 1982

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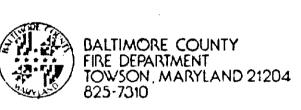
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Planning/Group
Special Inspection Division



PAUL H. REINCKE April 7, 1982

Mr. William Hammond **Joning Commissioner** Office of Plauning and Zoning Baltimore County Office Building Towson, Maryland 21204

Attention: Nick Commodari, Chairman Zoning Plans Advisory Committee

RB: Property Owner: Paul G. and Karne A. Riesner

Location: NW/Corner Dutton Avenue and Dutton Court

Item No.: 137

Zoning Agenda: Meeting of February 9, 1982

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Planning/Group K /// Special Inspection Livision

JK/mb/cm



PAUL H. REINCKE April 7, 1982

Mr. William Hammond **Toning Commissioner** Office of Planning and Zoning Baltimore County Office Building Towson, Haryland 21204

Attention: Wick Commodari, Chairman Zoning Plans Advisory Committee

Location: NW/Corner Dutton Avenue and Dutton Court

RE: Property Owner: Paul C. and Karne A. Riesner

Zoning Agenda: Meeting of February 9, 1982 Item No.: 137

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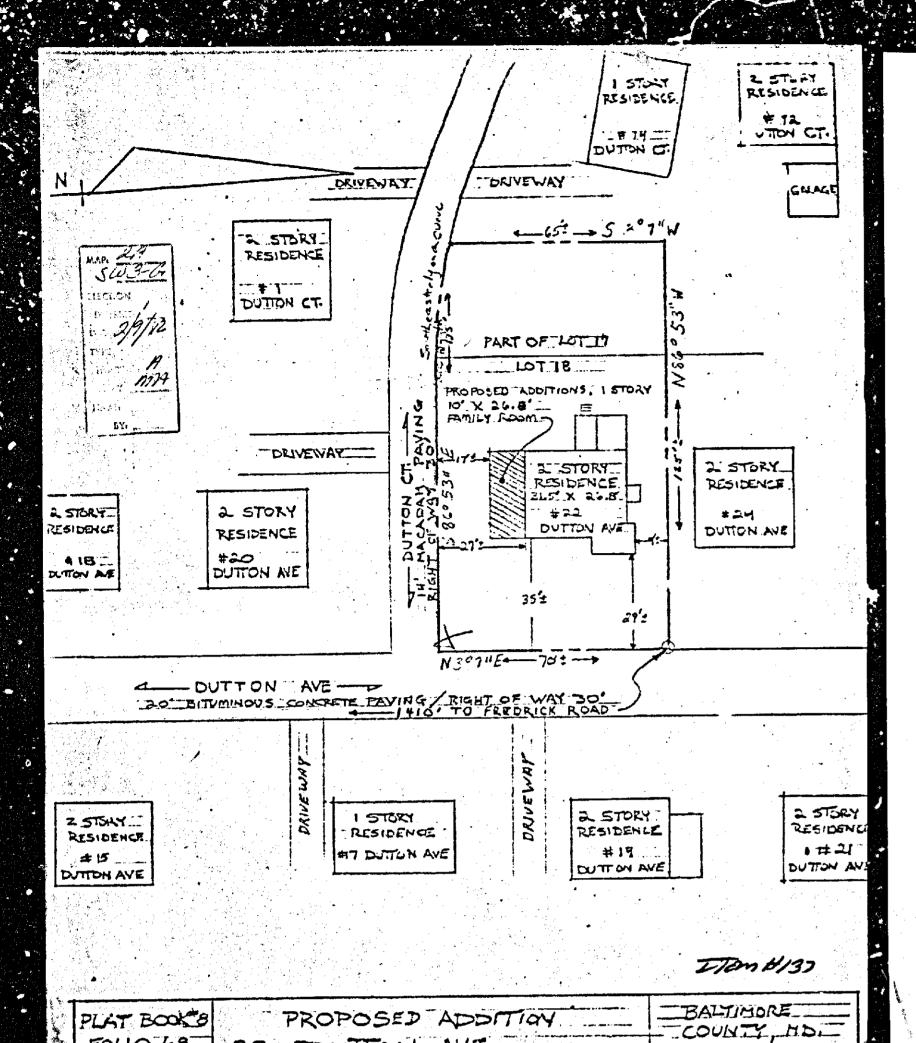
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() 7. The Fire Prevention Bureau has no comments, at this time.

Special Inspection Division

JK /mb / cm



1207 17 5 18 22

SCALE 1"= 30

BALTIMORE COUNTY
DEPARTMENT OF TRAFFIC ENGINEERING
TOWSON, MARYLAND 21204
494-3550

STEPHEN E. COLLINS DIRECTOR

April 8, 1982

Mr. William Hammond Zoning Commissioner County Office Building Towson, Maryland 21204

Re: ZAC Meeting of February 9, 1982

Dear Mr. Hammond:

The Department of Traffic Engineering has no

comments for items numbers 134 to 142.

Michael S. Flanigan,
Engineering Associate II

MSF/rlj

137 Riener A 4/1, 212 A on this petition.

Norman E Jerber per follower

Norman E. Gerber, Director

Office of Planning and Zoning

There are no comprehensive planning factors requiring comment

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

Date___ March_23__1982_.

NEG:JGH! rmo

William E. Hammond

FROM Office of Planning and Zoning

SUBJECT Zoning Petition No. 82-212-A

___Zoning Commissioner_____

Norman E. Gerber, Director

PETITION MAPPING PROGRESS SHEET Tracing 200 Sheet FUNCTION date by date by date by date by Descriptions checked and outline plotted on map Petition number added to outline Denied Granted by ZC, BA, CC, CA Revised Plans: Reviewed by: OI Change in outline or description___Yes Brick CEFT No Previous case: 79-109 A in Jichity Map #_

ELECTION DISTRICT # 1

ZONING DR 3.5

PETITION FOR VARIANCE

1st DISTRICT

DESCRIPTION

Beginning at a point on the northwest corner of Dutton Avenue

and Dutton Court, and running the following courses and distances, North 03 07' East 70 feet; North 86 53' West 125 feet; South 03

07' West 65 feet; thence southeasterly on a curve to the east with

an arc length of 125 feet to the place of beginning. Being part of Lot 17 and Lot 18 as shown in Plat Book W.P.C. 8, Folio 68. Otherwise nown as 22 Dutton Avenue, in the 1st Election District.

ZONING: Petition for Variance

LOCATION: Northwest corner of Dutton Avenue & Dutton Court

DATE & TIME: Thursday, April 1, 1982, at 9:30 A. M.

PUBLIC HEARING: Room 106, County Office Building, 111 W. Chesapeake

Avenue, Towson, Maryland

The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County, will hold a public hearing:

Petition for Variance to permit a side yard setback of 1 / feet instead of the required 30 feet

The Zoning Regulation to be excepted as follows: 1B02.3.C.1 - Minimum side yard settack in a D.R.3.5 Zone

Being the property of Paul Gerard Riesner, et ux as shown on plat plan filed with the Zoning Department.

Hearing Date: Thursday, April 1, 1982, at 9:30 A.M.
Public Hearing: Room 106, County Office Building, 1.1 W. Chesapeake Avenue,
Towson, Maryland

BY ORDER OF WILLIAM E. HAMMOND ZONING COMMISSIONER OF BALTIMORE COUNTY



March 23, 1y82

WILLIAM E. HAMMOND ZONING COMMISSIONER

Mr. and Mrs. Paul G. Riesner 22 Dutton Avenue Catonsville, Maryland 21228

RE:

Perition for Variance NV/cor. of Dutton Ave. & Dutton Ct. Case #82-212-A

Dear Mr. and Mrs. Riesners

This is to advise you that \$14.05 is due for advertising and posting of the above property.

Please make check payable to Baltimore County, Maryland, and remit to Karen Riegel, Room 113, County Office Building, Towson, Maryland 21204 before the hearing.

WILLIAM E. HAMMOND
Zoning Commissioner

BALTIMORE COUNTY, MARYLAND
OFFICE OF FINANCE - REVENUE DIVISION
MISCELLANEOUS CASH RECEIPT

ANCE - REVENUE DIVISION

OUS CASH RECEIPT

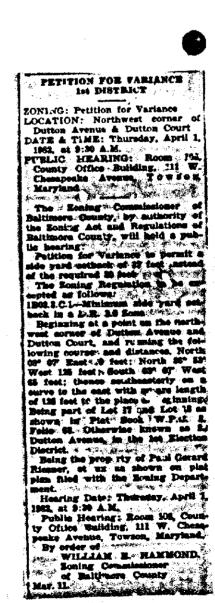
ATE 3/29/82

Posting and advertising eners for Case #82-212-4

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4 4.0 5 ruc

VALIDATION OR SIGNATURE OF CASHIER



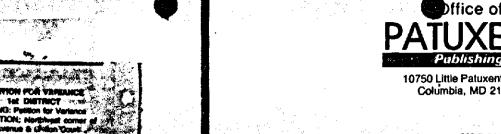
CERTIFICATE OF PUBLICATION

Leank Strucker.

Manager.

Cost of Auvertisement, \$ 192

Manager



Pallion for Variance to permit a

Polition for Vertanch to parent a side yard setting of 17 feet instead of the required 20 less.

The Zoning Regulation to be security as tolerance in 1802.5-1. Historium side yard setting of a point of the northwest corner of Outloor Avenue and Outloor Court, and revening the

following courses and distances. North 68" 97" East 70 feet; North 86 55" West 125 feet; South 93" 97;

West 65 feet transe southeasterly on a curve to the east with an are langth at 125 feet to the place of MARCH 11 19 8

THIS IS TO CERTIFY, that the annexed advertisement of

PETITION FOR VARIANCE DUTTON AVENUE A-3798

was inserted in the following:

☐Catonsville Times ☐

weekly newspapers published in Baltimore County, Maryland once a week for ______ successive weeks before the _____ day of _____ MARCH _____ 19_82_, that is to say, the same was inserted in the issues of

MARCH 11, 1982

980

PATUXENT PUBLISHING CORP.
By Mausen Wilms

CERTIFICATE OF PUBLICATION OF

CERTIFICATE OF POSTING
ZONING DEPARTMENT OF BALTIMORE COUNTY

District / At Date of Posting 3 - 1/- 82

Posted for: Variance

Petitioner: Paul Grand Prison et ax

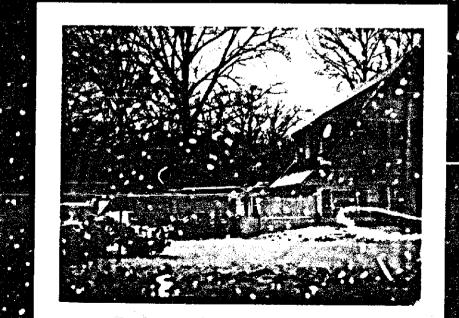
Location of property: My Country Dullon are and Dullon Ct.

Location of Signs: M. Country Dullon are and Dullon Ct.

Remarks:

Posted by J. J. Auth.

Date of return: 3-11-82



Mr. and Mrs. Paul G. Riesner 22 Dutton Avenue Catonsville, MD 21228

March 2, 1982

NOTICE OF HEARING

Petition for Variance NW/corner of Datton Ave. & Dutton Ct. Case #82-212-A

DATE: Thus sday, April 1, 1982

PLACE: ROOM 106 COUNTY OFFICE BUILDING, 111 V. CHESAPEAKS AVENUE,

TOWSON, MARYLAND

ZONING COMMISSIONER OF
BALITIMORE COUNTY

BALTIMORE COUNTY OFFICE OF PLANNING & ZONING

County Office Building
111 W. Chesapeake Avenue
Towson, Maryland 21204

Your Petition has been received this QQAI day of Jervary
198

Filing Fee \$ \alpha 5.00

Received: Check

Cash

Other

William E. Hammond, Zoning Commission

BALTIMORE COUNTY, MARYLAND
OFFICE OF FINANCE PEYENUE DMISION
MISCELLIANEOUS CASH RECEIPT

Wed by Official

the Petition for assignment of a

PROME Paul C. Riegner

ron. Filing fee for Case \$82-212-A (Riessel)

2861 42mm 3

VALIDATION OR SIGNATURE OF CASHIER